

In Re:
Michael Ruppe

Case No.: 20-10544
Chapter: 11
Judge: Hon. John K. Sherwood

NOTICE OF PROPOSED PRIVATE SALE

Michael Ruppe, the Debtor, in this case proposes to sell property of the estate to the persons and on the terms described below. If you object to the sale, you must file a written objection with the Clerk of the United States Bankruptcy Court and serve it on the party listed below not later than 7 days before the hearing date.

Address of the Clerk: Clerk, US Bankruptcy Court - District of New Jersey
50 Walnut Street
Newark, NJ 07102

If an objection is filed, a hearing will be held before the Honorable John K. Sherwood on February 23, 2021 at 10:00 a.m. at the United States Bankruptcy Court, courtroom no. 3D, 50 Walnut Street Newark, NJ 07102. (Hearing date must be at least 28 days from the date of this notice). If no objection to the sale is filed, the clerk will enter a Certification of No Objection and the sale will be held as proposed.

Description of property to be sold: 230 W. Blackwell Street, Dover, New Jersey

Proposed Purchaser: Manuel Cueva

Sale price: \$334,900.00

☒ Pursuant to D.N.J. LBR 6004-5, I request to pay the real estate broker and/or real estate attorney at closing on the terms set forth below.

Name of Professional: Rob Sivori of United Real Estate; Counsel - Scura, Wigfield, Heyer, Stev
Amount to be paid: 6% of sales price for Realtor; Amount approved by Court for Counsel
Services rendered: The Realtor has marketed the property, qualified potential buyers, assisted with the sale negotiations, and provided other similar services if requested by the Debtor.
Debtor's counsel assisted with legal services to obtain orders permitting the sale and effectuating closing of Property which has direct benefit to estate. Allowances approved, seeking payment from sale proceeds.

Higher and better offers will be received. They must be in writing and filed with the clerk not later than 7 days before the hearing date set forth above.

Objections must be served on, and requests for additional information directed to:

Name: David L. Stevens, Esq.- Scura, Wigfield, Heyer, Stevens & Cammarota, LLP.

Address: 1599 Hamburg Turnpike, Wayne, New Jersey 07470

Telephone No.: (973) 696-8391

In re:
Michael F Ruppe
Debtor

Case No. 20-10544-JKS
Chapter 11

CERTIFICATE OF NOTICE

District/off: 0312-2
Date Rcvd: Feb 02, 2021

User: admin
Form ID: pdf905

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Total Noticed: 109

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
#	Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 04, 2021:

Recip ID	Recipient Name and Address
db	#+ Michael F Ruppe, 75 Musiker Ave., Randolph, NJ 07869-4602
aty	+ Ronald M. Tucker, 225 W. Washington St., Indianapolis, IN 46204-3435
aty	+ Scura, Wigfield, Heyer, Stevens & Cammarota, LLP, 1599 Hamburg Turnpike, PO Box 2031, Wayne, NJ 07470, 9 07474-2031
cr	+ Customers Bank, c/o Saldutti Law Group, Rebecca K. McDowell, Esquire, 800 N Kings Highway, Suite 300 Cherry Hill, NJ 08034-1511
cr	+ JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Phelan Hallinan & Schmieg, PC, 1617 JFK Boulevard, Suite 1400, Philadelphia, PA 19103-1814
acc	+ Kotulak & Company, P.C., 1035 Route 46 East, Clifton, NJ 07013-2430
cr	+ Nationstar Mortgage LLC d/b/a Mr. Cooper, RAS Crane LLC, 10700 Abbott's Bridge Road, Suite 170, Duluth, GA 30097-8461
op	ROBERT SIVORI, GREEN LIGHT MANAGEMENT, 480 MCBRIDE AVENUE, PATERSON, NJ 07501
r	+ Robert Sivori, United Real Estate, 18-19 River Road, Suite B, Fair Lawn, NJ 07410-1202
cr	+ WELLS FARGO BANK, N.A., Phelan Hallinan & Schmieg, PC, 1617 JFK Boulevard, Suite 1400, Philadelphia, PA 19103-1814
518659059	+ 3-C Millwork, Attn: President / Vice President / C.E.O, Responsible Agent, 3363 Highway 301 N., Wilson, NC 27893-7990
518659062	+ Amazing Lash Studio Headquarters, Attn: Franchise Leasing, 9383 E. Bahia Dr., Suite 110, Scottsdale, AZ 85260-1015
518659061	+ Amazing Lash Studio Headquarters, Attn: President / Vice President / C.E.O, Responsible Agent, 9383 E. Bahia Dr., Suite 110, Scottsdale, AZ 85260-1015
518659064	+ Arnall Golden Gregory, LLP, Attn: John L. Neville, Esq., 171 17th Street, Suite 2100, Atlanta, GA 30363-1031
518659066	Bamboo HR, LLC, Attn: President / Vice President / C.E.O, Responsible Agent, 335 South 500 West, Lindon, UT 84042
518659067	+ Barbara Franco, 230 Blackwell St., 2nd Fl., Dover, NJ 07801-3857
518659068	+ Bellweather Properties of Massachusetts, Limited Partnership, P.O. Box 77821, Chicago, IL 60677-0001
518659069	+ Bellwether Properties, of Massachusetts Limited, M.S. Management Associates, Inc., 225 West Washington Street, Indianapolis, IN 46204-3435
518659070	+ Bellwether Properties, of Massachusetts Limited Partnership, M.S. Management Associates, Inc., 225 West Washington Street, Indianapolis, IN 46204-3435
518714167	+ Bellwether Properties of Massachusetts Limited Par, c/o Simon Property Group, 225 West Washington Street, Indianapolis, IN 46204-3435
518659071	+ Bill Iselin, Town of Dover, Housing & Zoning, 37 North Sussex Street, Dover, NJ 07801-3906
518659072	+ BlueStreak, Attn: President / Vice President / C.E.O, Responsible Agent, 25001 Emery Rd., Suite 400, Cleveland, OH 44128-5627
518704030	+ Bluestreak Consulting Onyx Creative, Carole Sandexson, 25001 Emery Rd #400, Cleveland, OH 44128-5627
518659074	+ Brandon Figueroa, 81 Pine Street, 2nd Fl., Wharton, NJ 07885-1637
518659085	CSC Global, Attn: President / Vice President / C.E.O, Responsible Agent, 251 Little Falls Drive, Wilmington, DE 19808-1674
518659077	+ Ceterus Financial, 804 Meeting St., Suite 101, Charleston, SC 29403-3150
518659080	+ Chick Moreno & Kevin Lewthwaite, Borough of Wharton, Housing & Zoning, 10 Robert Street, Wharton, NJ 07885-1949
518659081	+ Citibank/The Home Depot, Attn: Recovery/Centralized Bankruptcy, Po Box 790034, St Louis, MO 63179-0034
518659082	+ Clayton Kendall, Attn: President / Vice President / C.E.O, Responsible Agent, 167 Dexter Dr., Monroeville, PA 15146-1034
518659084	Cole Owen, Office: 480.535.2310, Avertium LLC, P.O. Box 45756, Baltimore, MD 21297-5756
518659088	+ Daniel Michels, GF55 Partners Architect, 19 W. 21st St., New York, NY 10010-6805
518659089	+ David & Dora Garces, 81 Pine Street, 1st Floor, Wharton, NJ 07885-1637
518659090	+ David Schwarzman, Chad Griller, ZVI Contrsuction, 131 Dummer St., Brookline, MA 02446-3628
518659092	+ Equity Residential, Hudson Point Apartments, 131 Dudley Street, Jersey City, NJ 07302-4606
518659094	#+ Fanny Rosas & Jose Rosas Huerta, 82 Pequannock St., Dover, NJ 07801-3928
518659095	+ FranFund, 505 Main St., Suite 200, Fort Worth, TX 76102-5468
518659098	+ GF55 Partners Architect, Attn: President / Vice President / C.E.O, Responsible Agent, 19 W. 21st St., New York, NY 10010-6805
518659096	+ Gables Residential - Arsenal Street, Attn: President / Vice President / C.E.O, Responsible Agent, 204 Arsenal Street, Watertown, MA 02472-2781
518770400	+ Gables Residential - Arsenal Street Attn: Presiden, 204 Arsenal Street, Watertown, MA 02472-2781
518659099	+ Heidy Medranda & Elvis Moreria, 56 Fern Ave., Wharton, NJ 07885-2229
518659100	+ Home Depot Headquarters, 2455 Paces Ferry Rd., SE, Atlanta, GA 30339-6444
518659101	#+ Huan Zou, 131 Dudley Street, Apt. 102, Jersey City, NJ 07302-4657

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518659105 + JP Morgan Chase, Attn: President / Vice President / C.E.O, Responsible Agent, 202 Ridge Road, Lyndhurst, NJ 07071-1659
518731072 + JPMorgan Chase Bank, N.A., s/b/m/t Chase Bank USA, N.A., c/o Robertson, Anschutz & Schneid, P.L., 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487-2853
518659104 #+ John Eppig, 10 Huff Street, Wharton, NJ 07885-2305
518659106 + Lizeth Coronado, 39 Celsius Web Marketing Consulting, 32605 Temecula Pkwy, Suite 212, Temecula, CA 92592-6839
518659107 + Local Search Masters, Attn: President / Vice President / C.E.O, Responsible Agent, 1037 Jefferson St., Nashville, TN 37208-2554
518659108 #+ Lou Munguia & Kristen Tompkins, 12 Hufft Street, Wharton, NJ 07885-2305
518659111 MH Tank CO., New York, Attn: President / Vice President / C.E.O, Responsible Agent, Warwick, NY 10990
518659109 + Maria Laiton & Dario Rodriguez, 230 W. Blackwell St., 1st Fl., Dover, NJ 07801-3857
518659110 + Massachusetts Department of Revenue, P.O. Box 7000, Boston, MA 02204-7000
518659112 + Mr. Cooper, Attn: President / Vice President / C.E.O, Responsible Agent, 8950 Cypress Waters Blvd, Coppell, TX 75019-4620
518723524 + NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, ATTN: Bankruptcy Dept, PO Box 619096, Dallas TX 75261-9096
518659113 + National Grid, Attn: President / Vice President / C.E.O, Responsible Agent, P.O. Box 11735, Newark, NJ 07101-4735
518668677 + Nationstar Mortgage LLC, c/o RAS Crane, LLC, 10700 Abbotts Bridge Road, Suite 170, Duluth, GA 30097-8461
518659114 + New Jersey Natural Gas, 1415 Wyckoff Road, PO Box 1464, Belmar, NJ 07719-1464
518659115 + Over The Top Marketing, Attn: President / Vice President / C.E.O, Responsible Agent, 23522 El Toro Rd., Suite 204, Lake Forest, CA 92630-4763
518659116 + Paola Mella, Miguel Rodriguez &, Eriko Martinez, 84 Pequannock St., Dover, NJ 07801-3928
518659117 + Paris Ackerman, LLP, c/o Karen E. Abrams, Esq., 103 Eisenhower Parkway, Roseland, NJ 07068-1031
518659120 + Pierce Building Associates LP, 31 St. James Ave., Suite 1020, Boston, MA 02116-4116
518659118 + Pierce Building Associates LP, c/o Capital Properties Management, Inc., 31 St. James Ave., Suite 1020, Boston, MA 02116-4116
518659119 + Pierce Building Associates LP, Attn: Legal, c/o Capital Properties, 115 Broadway, New York, NY 10006-1604
518729587 + Pierce Building Associates, LP, c/o Capital Properties, 31 St. James Avenue, Suite 1020, Boston, MA 02116-4116
518659121 + Rich Durante & Tureka Mitchell, Tie National, 2280 White Oak Circle, Suite 108, Aurora, IL 60502-4802
518659122 + Ridge Construction Inc., Attn: President / Vice President / C.E.O, Responsible Agent, 280 Towne Center Dr., North Brunswick, NJ 08902-1230
518659123 Rogin Nassau LLC, Attn: Gregory C. Weaver, Esq., CityPlace I - 22nd Floor, Hartford, CT 06103
518659125 + Ruppe Group Holdings - Brookline MA-LLC, 75 Musiker Ave, Randolph, NJ 07869-4602
518659126 + Ruppe Group Holdings - Burlington MA-LLC, 1334 Beacon Street, Brookline, MA 02446-3201
518659127 + Salon Clouds, South Jersey Technology Park, 107 Gilbreth Pkwy., Mullica Hill, NJ 08062-4446
518659128 + Simon Moreira, Simon Heating & Cooling, 254 North Main Street, Wharton, NJ 07885-1611
518689223 + Simon Property Group, L.P., Attn: Ronald M. Tucker, Esq., 225 West Washington Street, Indianapolis, IN 46204-3438
518935615 + Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518659130 State Farm Insurance - Home, Attn: President / Vice President / C.E.O, Responsible Agent, P.O. Box 588002, North Metro, GA 30029-8002
518659131 + State of New Jersey Division of Taxation, Compliance & Enforcement - Compliance, 50 Barrack Street, 9th Floor, Trenton, NJ 08695-0001
518659132 + Stephen Vaporis & Molly Bach, 9 Baker Ave., Wharton, NJ 07885-2106
518659133 + Susan Lischinsky, Wellness and Vitality Exchange, 2400 W. Union Hills Drive, Suite 150, Phoenix, AZ 85027-5193
518659135 + Tamkin & Hochberg, LLP, Attn: Johnathan D. Tamkin, Esq., 313 Washington Street, Suite 202, Newton, MA 02458-1666
518659136 + Teddy Velez, 180 Randolph Street, Apt. C, Passaic, NJ 07055-2643
518659137 + The Patch, Legal Department, 134 W. 29th St., 11th Fl., New York, NY 10001-5304
518693971 Towd Point Mortgage Trust 2015-6 by U.S. Bank, c/o Wells Fargo Bank, N.A., Attn: Default Document Processing, MAC# N9286-01Y, 1000 Blue Gentian Road Eagan, MN 55121-7700
518659138 + Town of Dover NJ - Sewer, 37 N. Sussex Street, Dover, NJ 07801-4099
518659139 + Town of Dover NJ - Water, 37 N. Sussex Street, Dover, NJ 07801-4099
518659140 + WellBiz Brands Headquarters, Attn: President / Vice President / C.E.O, Responsible Agent, 9780 Meridian Blvd., Suite 400, Englewood, CO 80112-6072
518659141 + Wells Fargo Bank, Attn: Bankruptcy, Po Box 10335, Des Moines, IA 50306-0335
518746502 + Wells Fargo Bank, N.A., Attention: Payment Processing, MAC# F2302-04C, 1 Home Campus, Des Moines IA 50328-0001
518682761 Wells Fargo Bank, N.A., Attn: Default Document Processing, 1000 Blue Gentian Road, MAC# N9286-01Y, Eagan, MN 55121-7700
518682848 Wells Fargo Bank, N.A., Attn: Default Document Processing, MAC# N9286-01Y, 1000 Blue Gentian Road, Eagan, MN 55121-7700
518659142 Wells Fargo Home Mor, Attn: President / Vice President / C.E.O, Responsible Agent, Mac#2302-04e Pob 10335, Des Moines, IA 50306
518659143 Wells Fargo Home Mor, Attn: Pres, Responsible Agent, Mac#2302-04e Pob 10335, Des Moines, IA 50306
518659147 + Wells Fargo Home Mortgage, Attn: President / Vice President / C.E.O, Responsible Agent, P.O. Box 10437, Des Moines, IA 50306-0437
518770398 + Westgate Resorts, Central Florida Investments, Inc. Corpor, 5601 Windhover Drive, Orlando, FL 32819-7905
518659148 Wharton Borough - Sewer, 11 Robert St., Wharton, NJ 07885
518659149 Wharton Borough - Water, 11 Robert St., Wharton, NJ 07885
518659150 + WorldPay Intergrated Payments, 150 Mercury Village Drive, Durango, CO 81301-8955
518659151 + ZipWhip, Attn: President / Vice President / C.E.O, Responsible Agent, 300 Elliott Ave., W., Suite 500, Seattle, WA 98119-4114

TOTAL: 95

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern

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User: admin

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Date Rcvd: Feb 02, 2021

Form ID: pdf905

Total Noticed: 109

Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: sbse.cio.bnc.mail@irs.gov	Feb 02 2021 21:29:00	Dist Dir of IRS, Insolvency Function, PO Box 724, Springfield, NJ 07081-0724
smg	Email/Text: usanj.njbankr@usdoj.gov	Feb 02 2021 21:29:00	U.S. Attorney, 970 Broad St., Room 502, Rodino Federal Bldg., Newark, NJ 07102-2534
smg	+ Email/Text: ustpreion03.ne.ecf@usdoj.gov	Feb 02 2021 21:29:00	United States Trustee, Office of the United States Trustee, 1085 Raymond Blvd., One Newark Center, Suite 2100, Newark, NJ 07102-5235
518774893	+ Email/Text: BKMailBayview@bayviewloanservicing.com	Feb 02 2021 21:29:00	BAYVIEW LOAN SERVICING, LLC, 4425 PONCE DE LEON BLVD, 5TH FLOOR, BK DEPT, CORAL GABLES, FL 33146-1873
518659076	+ Email/PDF: AIS.cocard.ebn@americaninfosource.com	Feb 02 2021 21:27:51	Capital One, Attn:President / Vice President / C.E.O, Responsible Agent, Po Box 30285, Salt Lake City, UT 84130-0285
518659075	+ Email/PDF: AIS.cocard.ebn@americaninfosource.com	Feb 02 2021 21:27:34	Capital One, Attn: President / Vice President / C.E.O, Responsible Agent, Po Box 30285, Salt Lake City, UT 84130-0285
518715416	+ Email/PDF: EBN_AIS@AMERICANINFOSOURCE.COM	Feb 02 2021 21:39:56	Capital One Bank (USA), N.A., 4515 N Santa Fe Ave, Oklahoma City, OK 73118-7901
518659081	+ Email/PDF: Citi.BNC.Correspondence@citi.com	Feb 02 2021 21:39:56	Citibank/The Home Depot, Attn: Recovery/Centralized Bankruptcy, Po Box 790034, St Louis, MO 63179-0034
518990607	+ Email/Text: BKMailBayview@bayviewloanservicing.com	Feb 02 2021 21:29:00	Community Loan Servicing, LLC, 4425 Ponce De Leon Blvd., 5th Floor, Coral Gable, FL 33146-1873
518659087	+ Email/Text: collections@customersbank.com	Feb 02 2021 21:30:00	Customers Bank, 99 Bridge St., Phoenixville, PA 19460-3411
518659086	+ Email/Text: collections@customersbank.com	Feb 02 2021 21:30:00	Customers Bank, Attn: President / Vice President / C.E.O, Responsible Agent, 99 Bridge St., Phoenixville, PA 19460-3411
518659078	Email/PDF: ais.chase.ebn@americaninfosource.com	Feb 02 2021 21:27:33	Chase Card Services, Attn: Bankruptcy, Po Box 15298, Wilmington, DE 19850
518659079	Email/PDF: ais.chase.ebn@americaninfosource.com	Feb 02 2021 21:27:50	Chase Mortgage, Attn: President / Vice President / C.E.O, Responsible Agent, Mail Code LA4 5555 700 Kansas Ln, Monroe, LA 71203
518721379	+ Email/Text: apbankruptcy@us.ngrid.com	Feb 02 2021 21:30:00	National Grid, 300 Erie Blvd. W, Syracuse, NY 13202-4250
518659129	Email/Text: home.fss-bankruptcy.934c00@statefarm.com	Feb 02 2021 21:29:00	State Farm Insurance - Auto, Attn: President / Vice President / C.E.O, Responsible Agent, PO Box 588002, North Metro, GA 30029-8002

TOTAL: 15

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

Recip ID	Bypass Reason	Name and Address
518659060		39 Celsius Web Marketing Consulting, Attn: President / Vice President / C.E.O, Responsible Agent, 32605 Temecula Pkwy., Suite 212
518659103		JCP&L - Electric
518659124		Ruppe Group Development, Inc.
518659063	*+	Amazing Lash Studio Headquarters, Attn: Franchise Leasing, 9383 E. Bahia Dr., Suite 110, Scottsdale, AZ 85260-1015
518659065	*+	Arnall Golden Gregory, LLP, Attn: John L. Neville, Esq., 171 17th Street, Suite 2100, Atlanta, GA 30363-1031
518659073	*+	BlueStreak, Attn: President / Vice President / C.E.O, Responsible Agent, 25001 Emery Rd., Suite 400, Cleveland, OH 44128-5627
518659083	*+	Clayton Kendall, Attn: President / Vice President / C.E.O, Responsible Agent, 167 Dexter Dr., Monroeville, PA 15146-1034

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518990608	*+	Community Loan Servicing, LLC, 4425 Ponce De Leon Blvd., 5th Floor, Coral Gable, FL 33146-1873
518659091	*+	David Schwarzman, Chad Griller, ZVI Contrsuction, 131 Dummer St., Brookline, MA 02446-3628
518659093	*+	Equity Residential, Hudson Point Apartments, 131 Dudley Street, Jersey City, NJ 07302-4606
518770399	*+	Equity Residential, Hudson Point Apartments, 131 Dudley Street, Jersey City, NJ 07302-4606
518659097	*+	Gables Residential - Arsenal Street, Attn: President / Vice President / C.E.O, Responsible Agent, 204 Arsenal Street, Watertown, MA 02472-2781
518659102	*+	Internal Revenue Service, P.O. Box 7346, Philadelphia, PA 19101-7346
518729588	*+	Pierce Building Associates, LP, c/o Capital Properties, 31 St. James Avenue, Suite 1020, Boston, MA 02116-4116
518935616	*+	Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518935730	*+	Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518935731	*+	Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518939185	*+	Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518939186	*+	Specialized Loan Servicing LLC, 6200 S. Quebec Street, Greenwood Village, CO 80111-4720
518659134	*+	Susan Lischinsky, Wellness and Vitality Exchange, 2400 W. Union Hills Drive, Suite 150, Phoenix, AZ 85027-5193
518721401	*	Wells Fargo Bank, N.A., Attn: Default Document Processing, MAC# N9286-01Y, 1000 Blue Gentian Road, Eagan, MN 55121-7700
518659144	*	Wells Fargo Home Mor, Attn: President / Vice President / C.E.O, Responsible Agent, Mac#2302-04e Pob 10335, Des Moines, IA 50306
518659145	*	Wells Fargo Home Mor, Attn: President / Vice President / C.E.O, Responsible Agent, Mac#2302-04e Pob 10335, Des Moines, IA 50306
518659146	*	Wells Fargo Home Mor, Attn: President / Vice President / C.E.O, Responsible Agent, Mac#2302-04e Pob 10335, Des Moines, IA 50306

TOTAL: 3 Undeliverable, 21 Duplicate, 0 Out of date forwarding address

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Feb 04, 2021

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on February 2, 2021 at the address(es) listed below:

Name	Email Address
Alex Ryan Hess	on behalf of Creditor Pierce Building Assoc LP ahess@arhlawgroup.com
David L. Stevens	on behalf of Debtor Michael F Ruppe dstevens@scura.com ecfbkfilings@scuramealey.com;lhague@scura.com;mduran@scura.com;vmajano@scura.com;rshah@scura.com;martinezcr93878@notify.bestcase.com
David L. Stevens	on behalf of Accountant Kotulak & Company P.C. dstevens@scura.com, ecfbkfilings@scuramealey.com;lhague@scura.com;mduran@scura.com;vmajano@scura.com;rshah@scura.com;martinezcr93878@notify.bestcase.com
Denise E. Carlon	on behalf of Creditor SPECIALIZED LOAN SERVICING LLC dcarlon@kmlawgroup.com bkgroup@kmlawgroup.com
Elizabeth L. Wassall	on behalf of Creditor Wells Fargo Bank N.A. ewassall@logs.com, njbankruptcyntifications@logs.com;logsecf@logs.com
Elizabeth L. Wassall	on behalf of Creditor WELLS FARGO BANK N.A. ewassall@logs.com, njbankruptcyntifications@logs.com;logsecf@logs.com
Fran B. Steele	

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on behalf of U.S. Trustee U.S. Trustee Fran.B.Steele@usdoj.gov

Jill Manzo

on behalf of Creditor Community Lending Services LLC f/k/a Bayview Loan Servicing, LLC bankruptcy@fskslaw.com

Jill Manzo

on behalf of Creditor BAYVIEW LOAN SERVICING LLC bankruptcy@fskslaw.com

Kathleen M Magoon

on behalf of Creditor WELLS FARGO BANK N.A. kmagoon@logs.com, kathleenmagoon@gmail.com

Laura M. Eggerman

on behalf of Creditor Nationstar Mortgage LLC d/b/a Mr. Cooper bkyecf@rasflaw.com
bkyecf@rasflaw.com;legerman@rasnj.com

Rebecca K. McDowell

on behalf of Creditor Customers Bank rmcowell@slgcollect.com

Roman B. Hirniak

on behalf of Interested Party Pedro Moreno rbh@kmhmlawfirm.com

Roman B. Hirniak

on behalf of Interested Party Kevin Lewthwaite rbh@kmhmlawfirm.com

Roman B. Hirniak

on behalf of Interested Party Borough of Wharton Zoning and Housing Department rbh@kmhmlawfirm.com

Roman B. Hirniak

on behalf of Creditor Borough of Wharton rbh@kmhmlawfirm.com

U.S. Trustee

USTPRegion03.NE.ECF@usdoj.gov

William M. E. Powers, III

on behalf of Creditor Wells Fargo Bank N.A. ecf@powerskirn.com

William M.E. Powers

on behalf of Creditor Towd Point Mortgage Trust 2015-6 by U.S. Bank National Association as Indenture Trustee
ecf@powerskirn.com

William M.E. Powers

on behalf of Creditor Wells Fargo Bank N.A. ecf@powerskirn.com

William M.E. Powers, III

on behalf of Creditor Towd Point Mortgage Trust 2015-6 by U.S. Bank National Association as Indenture Trustee
ecf@powerskirn.com

William M.E. Powers, III

on behalf of Creditor Wells Fargo Bank N.A. ecf@powerskirn.com

TOTAL: 22